



**US Army Corps
of Engineers**
Philadelphia District

Wanamaker Building
100 Penn Square East
Philadelphia, PA 19107-3390
ATTN: CENAP-OP-R

Public Notice

Public Notice No.
CENAP-OP-R-2014-00979

Date
FEB 23 2015

Application No. File No.

In Reply Refer to:
REGULATORY BRANCH

This District has received an application for a Department of the Army permit pursuant to Section 10 of the Rivers and Harbors Act of 1899 (33 U.S.C. 403) and Section 404 of the Clean Water Act (33 U.S.C. 1344).

The purpose of this notice is to solicit comments and recommendations from the public concerning issuance of a Department of the Army permit for the work described below.

APPLICANT: The Waterfront Redevelopment Partners, L.P.
3 Furnace Street
Allentown, PA 18102

AGENT: Barry Isett & Associates, Inc.
David M. Bell, Ph.D. Senior Project Manager
85 South Route 100
Allentown, PA 18106

WATERWAY: Lehigh River

LOCATION: Lat: 40.616545° N, Lon: -75.456950° W. The project site is located in and along the western shore of the Lehigh River from a point approximately 1,000 feet upstream of the Tilghman Street Bridge over the Lehigh River to a point approximately 1,000 feet downstream of the Tilghman Street Bridge over the Lehigh River in the City of Allentown, Lehigh County, Pennsylvania.

ACTIVITY: As part of the overall redevelopment of the former Lehigh Structural Steel industrial site the applicant proposes to construct four storm sewer outfalls, two floating docks, and a floating fountain within the Lehigh River. The redevelopment project will turn the former industrial area into a mixed use business, retail and residential complex consisting of multiple buildings, parking facilities and a walking path along the Lehigh River.

The four storm sewer outfalls will actually be constructed above the Ordinary High Water Mark (OHWM) of the Lehigh River and have riprap scour protection extending below the OHWM. The riprap scour protection for the four outfalls will permanently impact a total 411 ft² (0.009 acre) and temporarily impact an additional 208 ft² (0.004 acre), for a total of combined impact of 619 ft² (0.014 acre).

Outfall A48

Lat: 40.615019° N, Lon: -75.455875° W,
Temporary Impact = 76 ft², Permanent Impact = 157 ft²

Outfall B32

Lat: 40.618653° N, Lon: -75.457572° W
Temporary Impact = 59 ft², Permanent Impact = 113 ft²

Outfall C12

Lat: 40.619994° N, Lon: -75.458056° W
Temporary Impact = 39ft², Permanent Impact = 74 ft²

Outfall D28

Lat: 40.617267° N, Lon: -75.456735° W
Temporary Impact = 34 ft², Permanent = 67 ft²

Floating Dock # 1 will extend 36 feet from the shore and 118 feet along the bank of the Lehigh River. Floating Dock # 1 consists of four finger piers extending perpendicular from the lateral pier and provides eight boat slips. The floating dock is of a modular design that will be bolted together on site and held in place by 26, eight inch diameter wooden piles driven into the river bottom. Channel marker buoys will be placed at a distance 25 feet and 50 feet on both the upstream and downstream side of the floating pier. There will be a total of four buoy channel markers for Floating Dock #1. The floating dock segments are made of foam filled polyethylene decking attached to 16 inch pre-molded floats with Compartmentalized air chambers. Approximate coordinates are Lat:40.615255° N, Lon: -75.455829° W.

Floating Dock # 2 will extend 39 feet from the shore and 90 feet along the Lehigh River. Floating Dock #2 consists of four finger piers extending perpendicular the lateral pier and provides eight boat slips. Floating Dock #2 will be constructed in the same manner as described above for Floating Dock #1. Floating Dock #2 will also have 26 eight inch diameter wooden piles driven into the river bottom to anchor the pier in place and it will have two upstream and two downstream channel marker buoys. Approximate coordinates are Lat:40.621336° N, Lon: -75.458253° W.

The floating fountain will be located approximately 30 feet from the western shore of the Lehigh River. Approximate coordinates are Lat: 40.615467° N, Lon: -75.455835° W. The floating fountain will consist of the fountain itself, three wooden mooring piles driven into the river bottom as part of a trash deflector located slightly upstream of the fountain and a submerged power cable running to the shore. Around the base of the mooring pilings 22.5 square feet of riprap will be placed. Two eight foot "stiff arms" will connect from the two outside mooring piles to the fountain to hold it in place. The fountain is to be between 3 and 5 HP and will spray 120 to 156 gallons per minute up to 35 feet in the air with a diameter of 50 feet. The fountain will also contain four, 50 watt clear sealed beam lights controlled by a photocell to illuminate the fountain at night. The fountain will be connected to shore by a power cable running through a 4 inch electrical conduit lying on the river bed. One end of the conduit is anchored to the middle timber pile and the other end of the conduit will extend in the river bank and run underground to

an electrical control box located just off of the plaza along the walking trail that parallels the river. Lastly, there will be one upstream and one downstream marker buoy located 40 feet from shore advising boaters not to pass between the fountain and shore.

Due to the extended construction timeframe for the overall project, the applicant has requested a 10 year permit from the Corps.

PURPOSE: The regulated work described above is part of a 26 acre urban redevelopment of a former industrial site. The redevelopment will transform the area into a mixed use riverfront development. The redevelopment of this site is part of the City of Allentown's master planning for Zones 5 and 7 of the larger riverfront redevelopment area. A public walkway located along the river bank will provide access to the floating docks and views of the floating fountain.

A preliminary review of this application indicates that the proposed work would not affect listed species or their critical habitat pursuant to Section 7 of the Endangered Species Act as amended. As part of the preliminary review a Pennsylvania Natural Diversity Inventory (PNDI) search was conducted for the project site. The search, PNDI No. 2014-1218478561 was returned with No Known Impact/No further Review required for federally listed threatened and or endangered species. As the evaluation of this application continues, additional information may become available which could modify this preliminary determination. There are no wetland impacts associated with this project.

The decision whether to issue a permit will be based on an evaluation of the activity's probable impact including its cumulative impacts on the public interest. The decision will reflect the national concern for both protection and utilization of important resources. The benefits which reasonably may be expected to accrue from the work must be balanced against its reasonably foreseeable detriments. All factors which may be relevant to the work will be considered including the cumulative effects thereof; among those are conservation, economics, aesthetics, general environmental concerns, wetlands, cultural values, fish and wildlife values, flood hazards, flood plain values, land use, navigation, shore erosion and accretion, recreation, water supply and conservation, water quality, energy needs, safety, food and fiber production, mineral needs and welfare of the people. A Department of the Army permit will be granted unless the District Engineer determines that it would be contrary to the public interest.

The Corps of Engineers is soliciting comments from the public; Federal, State, and local agencies and officials; Indian Tribes; and other interested parties in order to consider and evaluate the impacts of this proposed activity. Any comments received will be considered by the Corps of Engineers to determine whether to issue, modify, condition or deny a permit for this proposal. To make this decision, comments are used to assess impacts on endangered species, historic properties, water quality, general environmental effects, and the other public interest factors listed above. Comments are used in the preparation of an Environmental Assessment and/or an Environmental Impact Statement pursuant to the National Environmental Policy Act. Comments are also used to determine the need for a public hearing and to determine the overall public interest of the proposed activity.

Comments on the proposed work should be submitted, in writing, within 15 days to the District Engineer, U.S. Army Corps of Engineers, Philadelphia District, Wanamaker Building, 100 Penn Square East, Philadelphia, Pennsylvania 19107-3390.

A preliminary review of the project indicates that the proposed work and/or structures are of such limited nature and scope that little likelihood exists for the proposed project to impact a historic property. As the evaluation of this application continues, additional information may become available which could modify this preliminary determination.


In accordance with Section 307(c) of the Coastal Zone Management Act of 1972, applicants for Federal Licenses or Permits to conduct an activity affecting land or water uses in a State's coastal zone must provide certification that the activity complies with the State's Coastal Zone Management Program. The proposed project is outside of the Commonwealth of Pennsylvania's Coastal Zone Management Area.

In accordance with Section 401 of the Clean Water Act, a Water Quality Certificate is necessary from the State government in which the work is located. Any comments concerning the work described above which relate to Water Quality considerations should be sent to this office with a copy to the Pennsylvania Department of Environmental Protection, Northeast Regional Office.

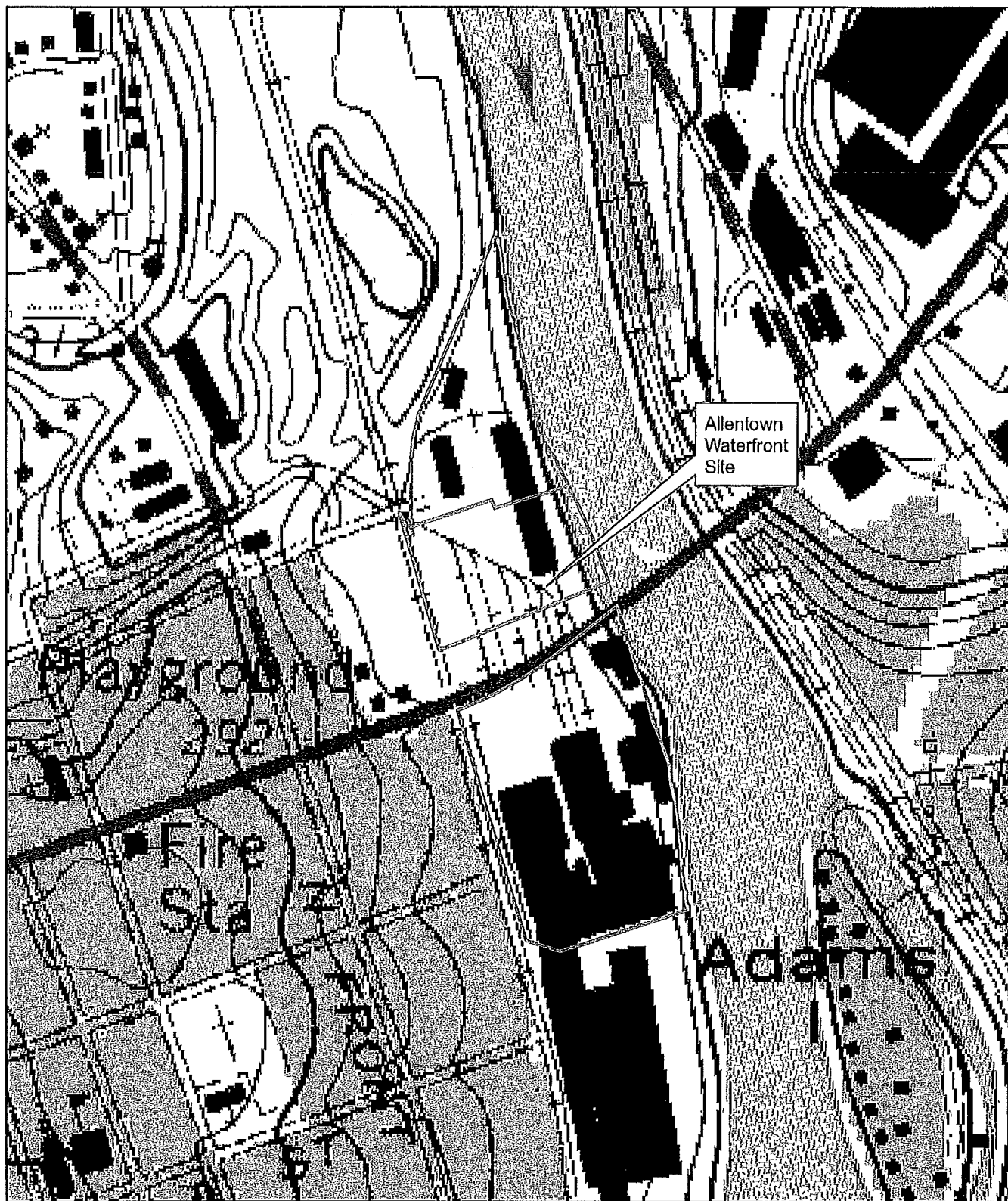
The evaluation of the impact of the work described above on the public interest will include application of the guidelines promulgated by the Administrator, U.S. Environmental Protection Agency, under authority of Section 404(b) of the Clean Water Act.

Any person may request, in writing, to the District Engineer, within the comment period specified in this notice, that a public hearing be held to consider this application. Requests for a public hearing shall state in writing, with particularity, the reasons for holding a public hearing.

Additional information concerning this permit application may be obtained by calling Glenn Weitknecht at (267) 284-6563, via email at Glenn.R.Weitknecht@usace.army.mil, or writing this office at the above address.



Frank J. Cianfrani
Chief, Regulatory Branch



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Feet



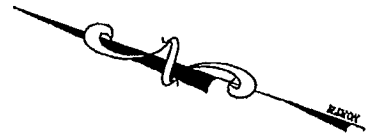
ALLENTOWN WATERFRONT PROJECT

USGS Topographic Map, 1992
Allentown East Quadrangle

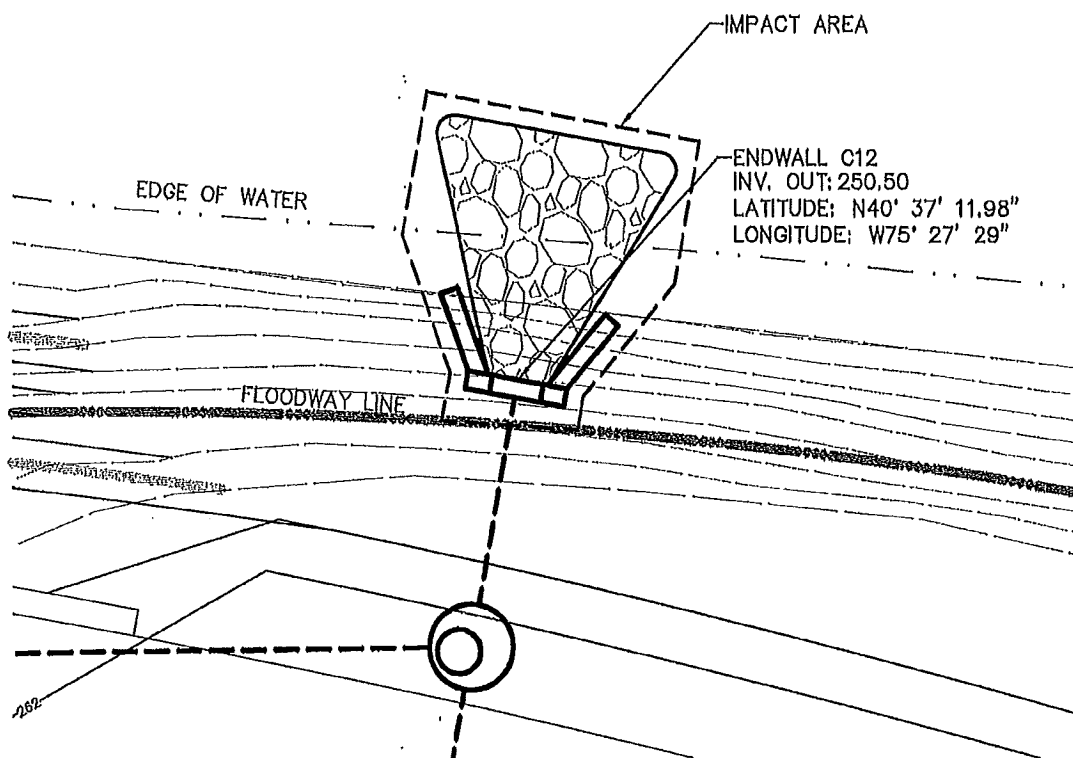


BARRY ISETT & ASSOCIATES, INC.
Multidiscipline Engineers & Consultants

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Phoenixville, PA 610.935.2175
Hazleton, PA 570.455.2999
Phillipsburg, NJ 908.454.9500
www.barryisett.com



LEHIGH RIVER



WATER - PERMANENT IMPACT AREA: 74 SQ. FT.
WATER - TEMPORARY IMPACT AREA: 39 SQ. FT.

FLOODWAY - PERMANENT IMPACT AREA: 78 SQ. FT.
FLOODWAY - TEMPORARY IMPACT AREA: 43 SQ. FT.



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ENDWALL C12 OUTFALL PLAN

WATERFRONT PROJECT
CITY OF ALLENTOWN, WARD 6
LEHIGH COUNTY, PA

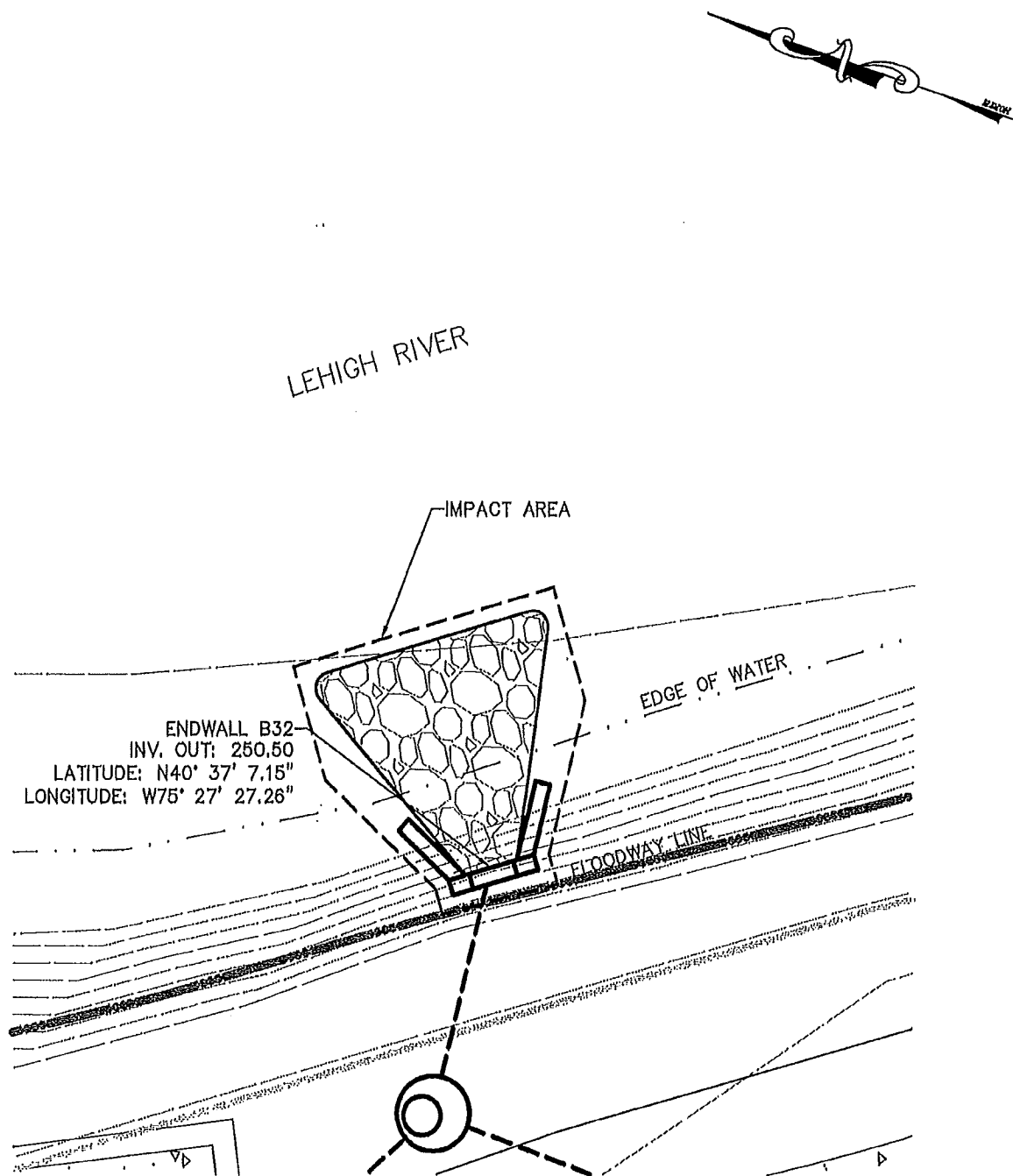
JOB NUMBER: 1012711.000

DATE: 3/21/14

SCALE: 1"=10'

DRAWN BY: BMT

SHEET: OP-1



WATER - PERMANENT IMPACT AREA: 113 SQ. FT.
WATER - TEMPORARY IMPACT AREA: 59 SQ. FT.

FLOODWAY - PERMANENT IMPACT AREA: 62 SQ. FT.
FLOODWAY - TEMPORARY IMPACT AREA: 30 SQ. FT.



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ENDWALL B32 OUTFALL PLAN

WATERFRONT PROJECT
CITY OF ALLENTOWN, WARD 6
LEHIGH COUNTY, PA

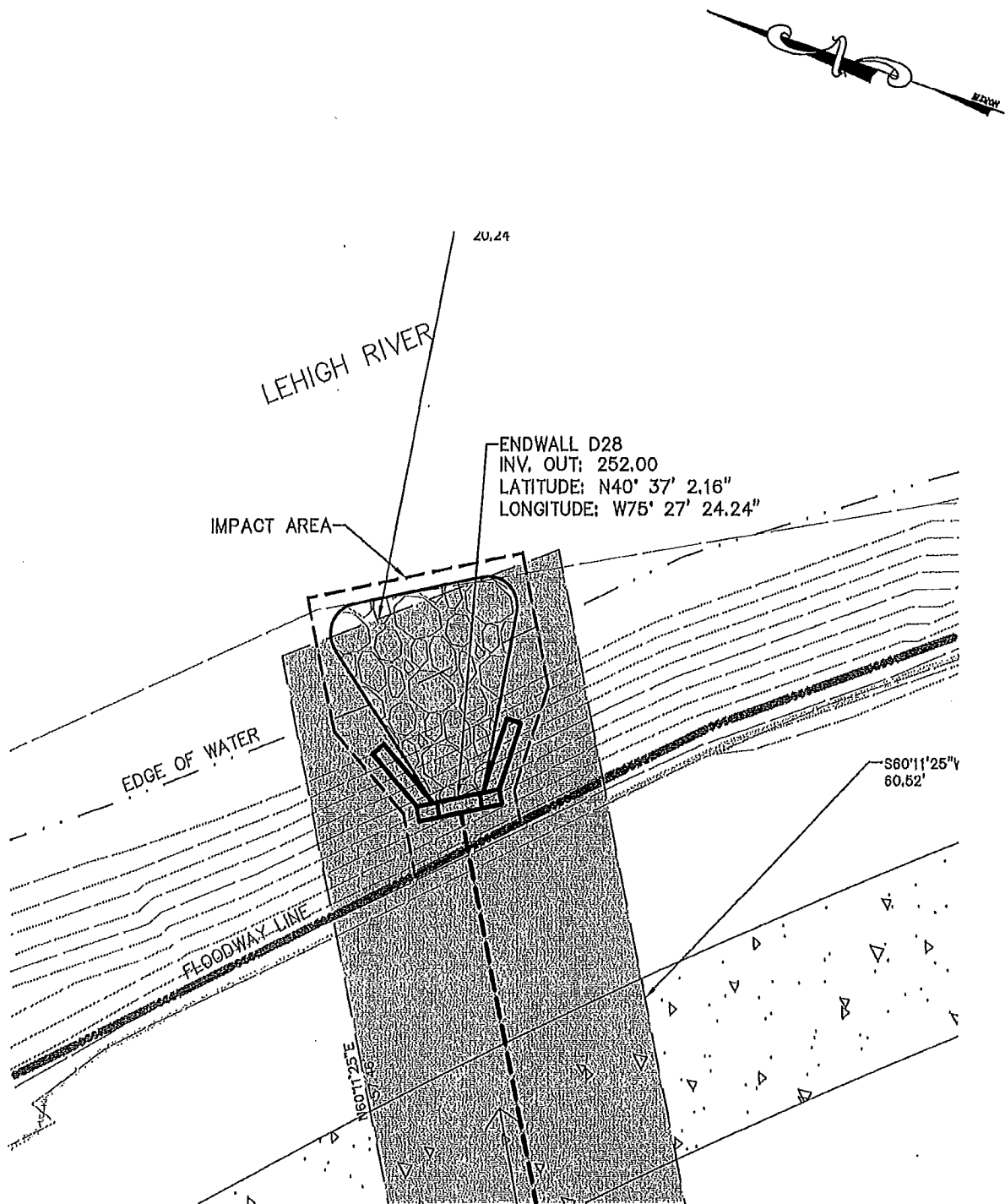
JOB NUMBER: 1012711.000

DATE: 3/21/14

SCALE: 1"=10'

DRAWN BY: BMT

SHEET: OP-2



WATER - PERMANENT IMPACT AREA: 67 SQ. FT.
WATER - TEMPORARY IMPACT AREA: 34 SQ. FT.

FLOODWAY - PERMANENT IMPACT AREA: 45 SQ. FT.
FLOODWAY - TEMPORARY IMPACT AREA: 86 SQ. FT.



BARRY ISETT & ASSOCIATES, INC.
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Phoenixville, PA 610.335.2175 Pottsville, PA 610.335.2175
Forty Fort, PA 610.335.2175 Pottsville, PA 610.335.2175
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ENDWALL D28 OUTFALL PLAN

WATERFRONT PROJECT
CITY OF ALLENTOWN, WARD 6
LEHIGH COUNTY, PA

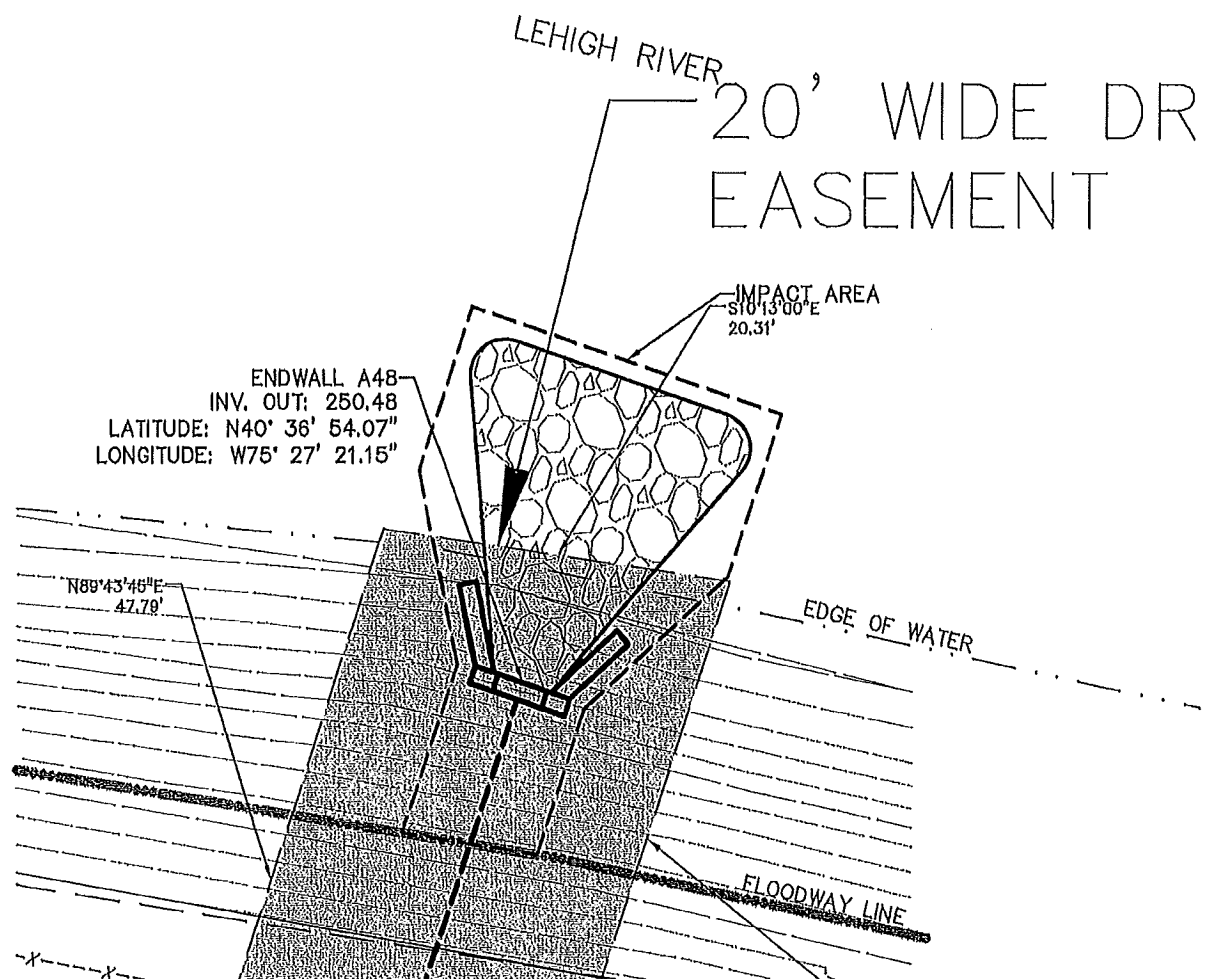
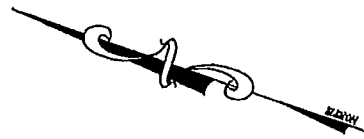
JOB NUMBER: 1012711.000

DATE: 3/21/14

SCALE: 1"=10'

DRAWN BY: BMT

SHEET: OP-3



WATER - PERMANENT IMPACT AREA: 157 SQ. FT.
WATER - TEMPORARY IMPACT AREA: 76 SQ. FT.

FLOODWAY - PERMANENT IMPACT AREA: 56 SQ. FT.
FLOODWAY - TEMPORARY IMPACT AREA: 88 SQ. FT.



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ENDWALL A48 OUTFALL PLAN

WATERFRONT PROJECT
CITY OF ALLENTOWN, WARD 6
LEHIGH COUNTY, PA

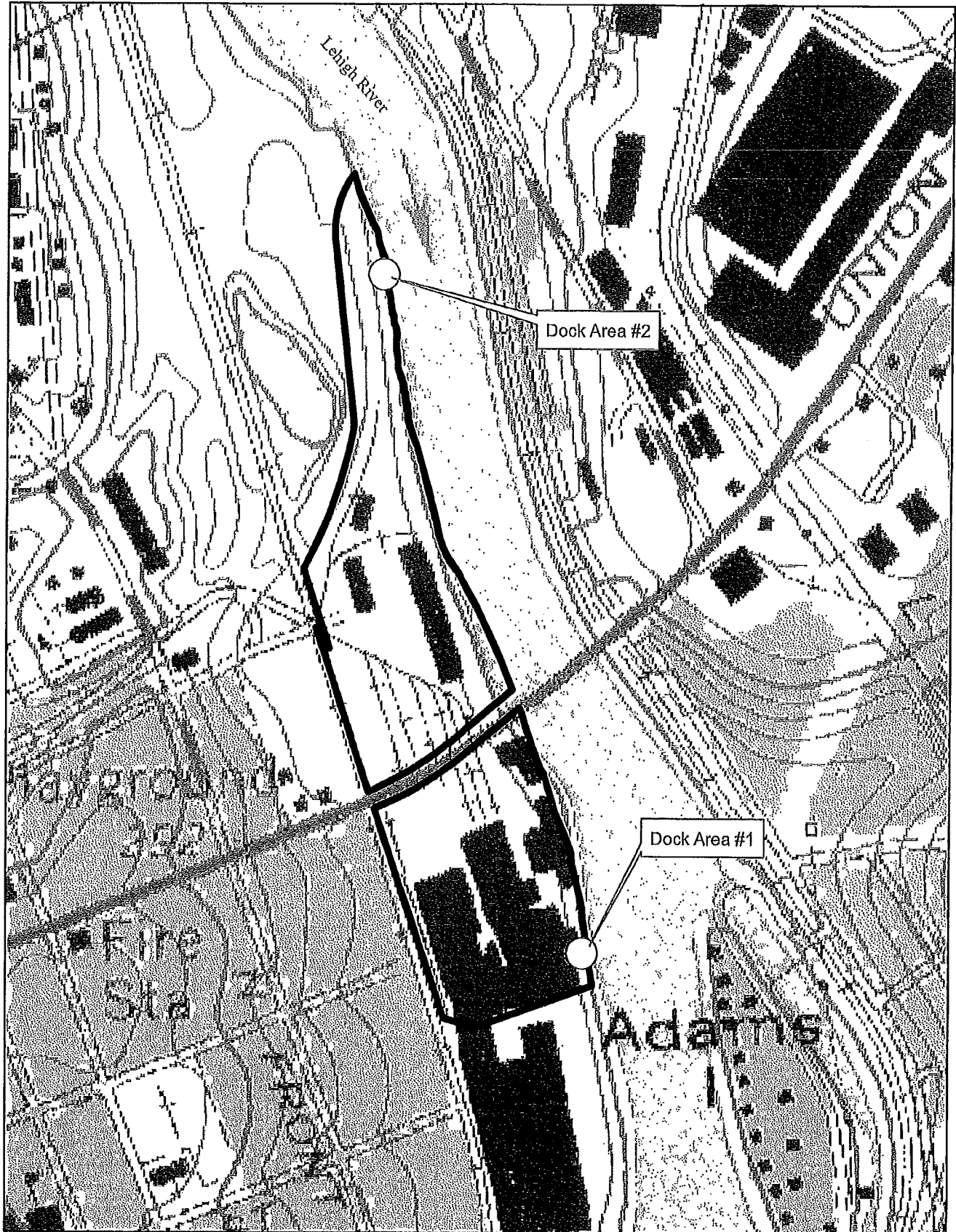
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DATE: 3/21/14

SCALE: 1"=10'

DRAWN BY: BMT

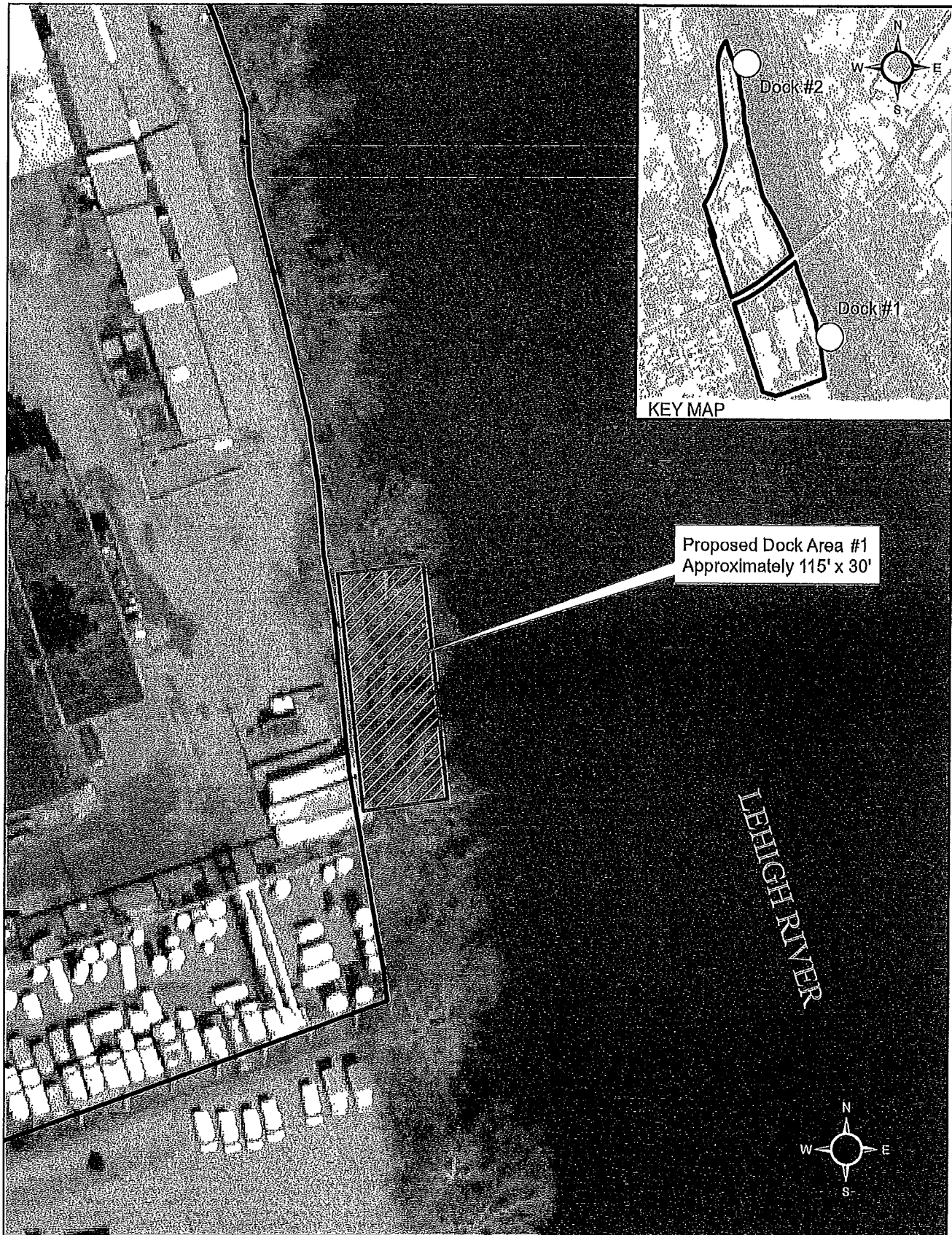
SHEET: OP-4



Allentown - East Topo Map
7.5 Minute Series
Panel 40075-B4-TF-024

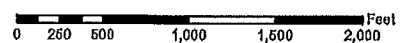
USGS TOPOGRAPHIC MAP
The Waterfront Project
City of Allentown, Lehigh County, PA

0 125 250 500 750 1,000 Feet



Aerial Map - Boat Dock #1

The Waterfront Project
City of Allentown, Lehigh County, PA





Aerial Map - Boat Dock #2

The Waterfront Project
City of Allentown, Lehigh County, PA

0 250 500 1,000 1,500 2,000 Feet

MODULAR FLOATING DOCK SECTIONS

- A = 60"x84" GANGWAY ASSEMBLY
- B = 60"x90" FLOATING DOCK
- C = 15 DEGREE ANGLE SECTION
- D = 60"x60" FLOAT SECTION

BASIS OF DESIGN REFERENCED MATERIAL:
MANUFACTURER: SUPER DECK FLOATING DOCK SYSTEM
MINNEAPOLIS, MN USA

PRODUCT: MODULAR POLYETHYLENE DECKING
NON-SKID SURFACE
COMPLIANCE: ADA COMPLIANT, WHEELCHAIR ACCESSIBLE
MEETS US ARMY CORPS OF ENGINEERS REQUIREMENTS

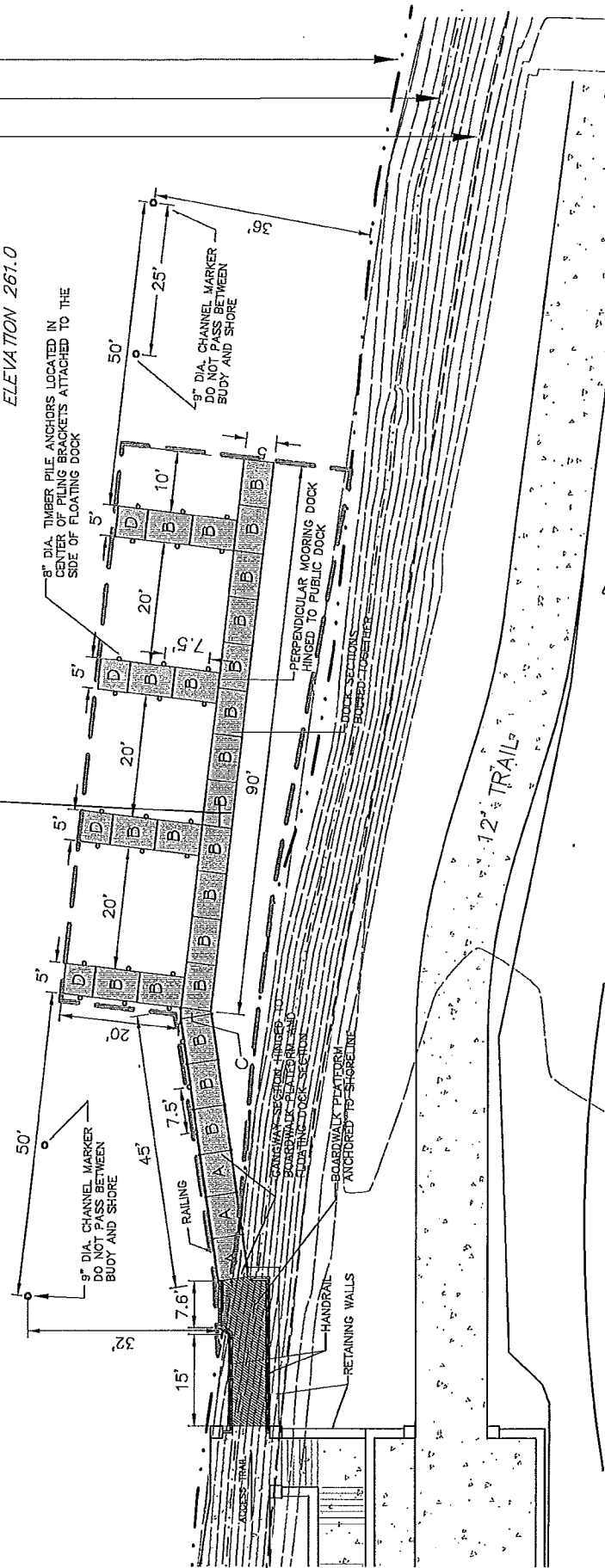
LEHIGH RIVER

FACILITIES AREA

LENGTH: 133'
WIDTH: 32.0' (MIN)
36.0' (MAX)
APPROX: 0.08 ACRES

EDGE OF WATER
NORMAL RIVER
ELEVATION 250.0
ORDINARY HIGH WATER MARK
ELEVATION 253.5
FLOODWAY
EXISTING 100 YR
ELEVATION 261.0

LAT N40.615328
LONG W75.455872



FACILITIES DRAWING AREA - DOCK #1

JOB NUMBER: 1012711.001
DATE: 02/09/15
SCALE: 1"=25'
DRAWN BY: CEM
SHEET: FA-1

THE WATERFRONT
CITY OF ALLENTOWN
LEHIGH COUNTY, PA

BARRY ISETT & ASSOCIATES, INC.
Multidiscipline Engineers & Consultants

Allentown, PA 610.388.0904
 Valley Forge, PA 610.335.2775
 (Corporate Office - 85 S. Rebo 100, Allentown, PA 18105)

Hazleton, PA 570.455.0205
 Philadelphia, NJ 800.454.0500
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MODULAR FLOATING DOCK SECTIONS

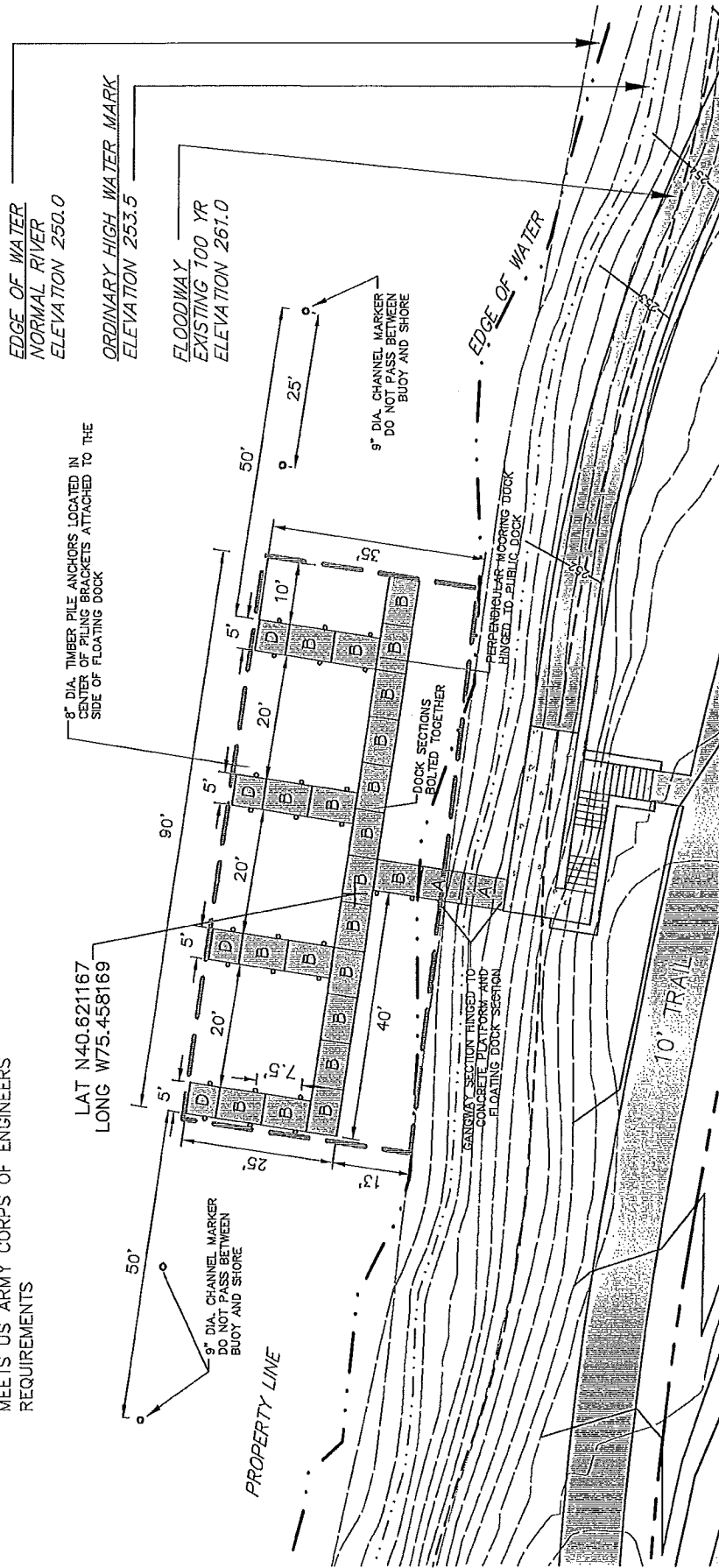
- A = 60"x84" GANGWAY ASSEMBLY
- B = 60"x90" FLOATING DOCK
- C = NONE
- D = 60"x60" FLOAT SECTION

BASIS OF DESIGN REFERENCED MATERIAL:
MANUFACTURER: SUPER DECK FLOATING DOCK SYSTEM
MINNEAPOLIS, MN USA

PRODUCT: MODULAR POLYETHYLENE DECKING
NON-SKID SURFACE
ADA COMPLIANT, WHEELCHAIR ACCESSIBLE
MEETS US ARMY CORPS OF ENGINEERS
REQUIREMENTS

FACILITIES AREA
LENGTH: 90'
WIDTH: 35.0' (MIN)
38.0' (MAX)
APPROX: 0.077 ACRES

LEHIGH RIVER



FACILITIES DRAWING AREA - DOCK #2

THE WATERFRONT
CITY OF ALLENTOWN
LEHIGH COUNTY, PA

BARRY ISETT & ASSOCIATES, INC.

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JOB NUMBER: 1012711.001

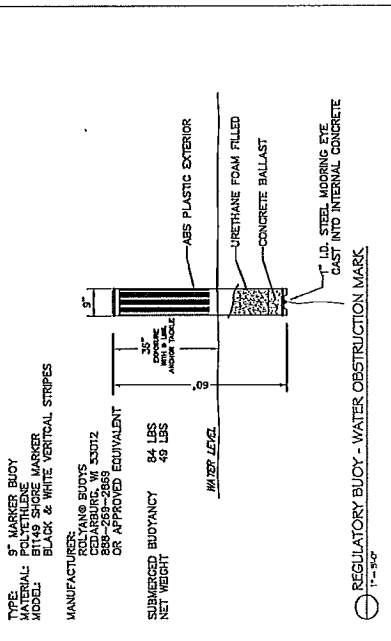
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SCALE: 1"=25'

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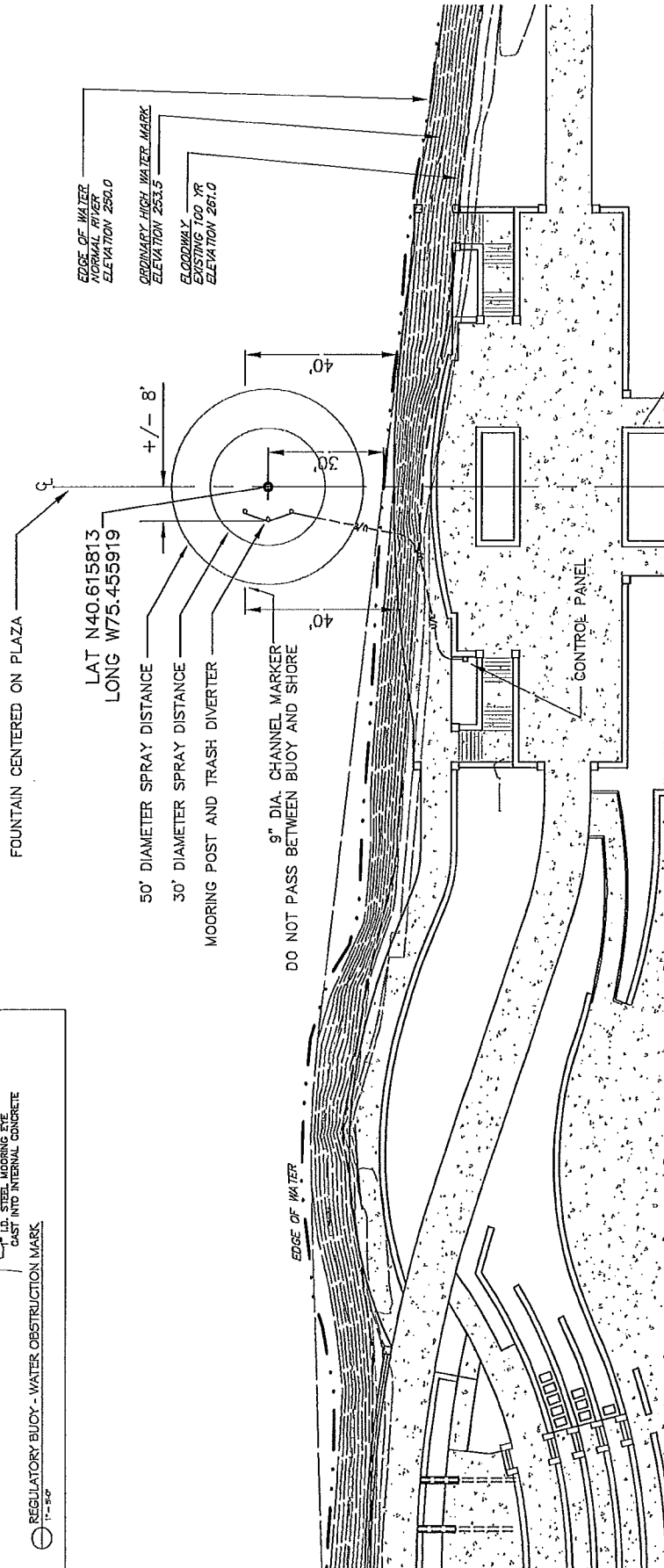
SHEET: FA-2

NOTE: GENERAL LOCATION MAP FOR COST ESTIMATING AND ANCHORING DETAILS ONLY. NOT FOR CONSTRUCTION PURPOSES.



FOUNTAIN NOTES:

TYPE: 3HP OR 5HP CENTRIFUGAL PUMP
 SPRAY HEIGHT: 25' - 35'
 SPRAY DIA: 30' - 50'
 G.P.M.: 120 - 156
 VOLTS/PHASE: 230/1 OR 3
 POWER: WATER TIGHT, REMOVABLE 100' POWER CABLE STANDARD. ADDITIONAL 50' LENGTHS AVAILABLE.
 LIGHTING KITS: 12 VOLT, 200 WATT PHOTOCELL CONTROLLED LIGHTS 4 CLEAR (50 WATTS), SEALED BEAMS

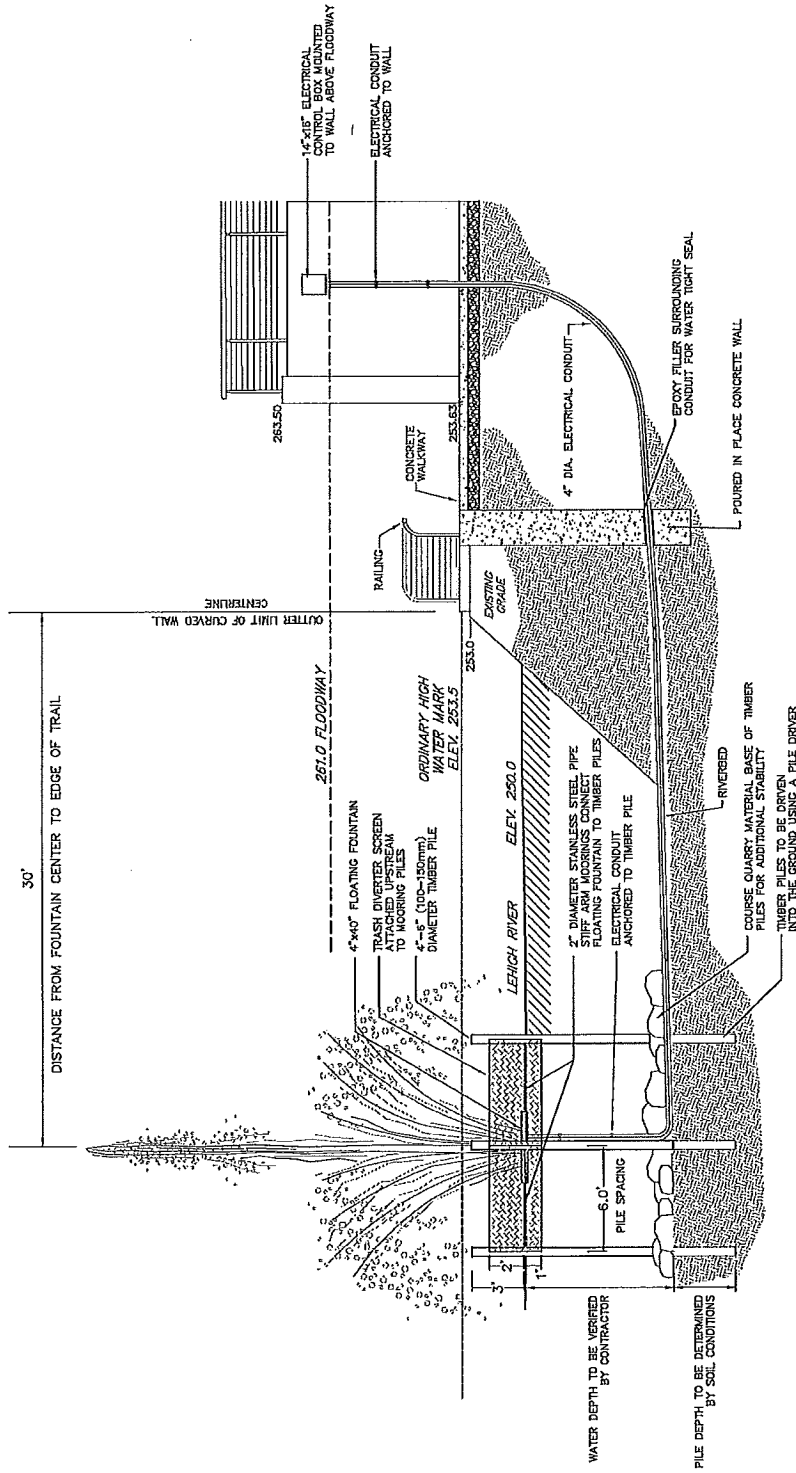


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 Valley Forge, PA 610.553.2715 Phillipsburg, NJ 908.454.5600
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FOUNTAIN - GENERAL LOCATION

LEHIGH RIVER
 CITY OF ALLENTOWN
 LEHIGH COUNTY, PA

JOB NUMBER: 1012711.001
 DATE: 02/09/15
 SCALE: 1"=40'
 DRAWN BY: CEM
 SHEET: FA-3



FLOATING FOUNTAIN - SECTION DETAIL

THE WATERFRONT
CITY OF ALLENTOWN
LEHIGH COUNTY, PA

JOB NUMBER: 1012711.001

DATE: 02/09/15

SCALE: 1"=10'

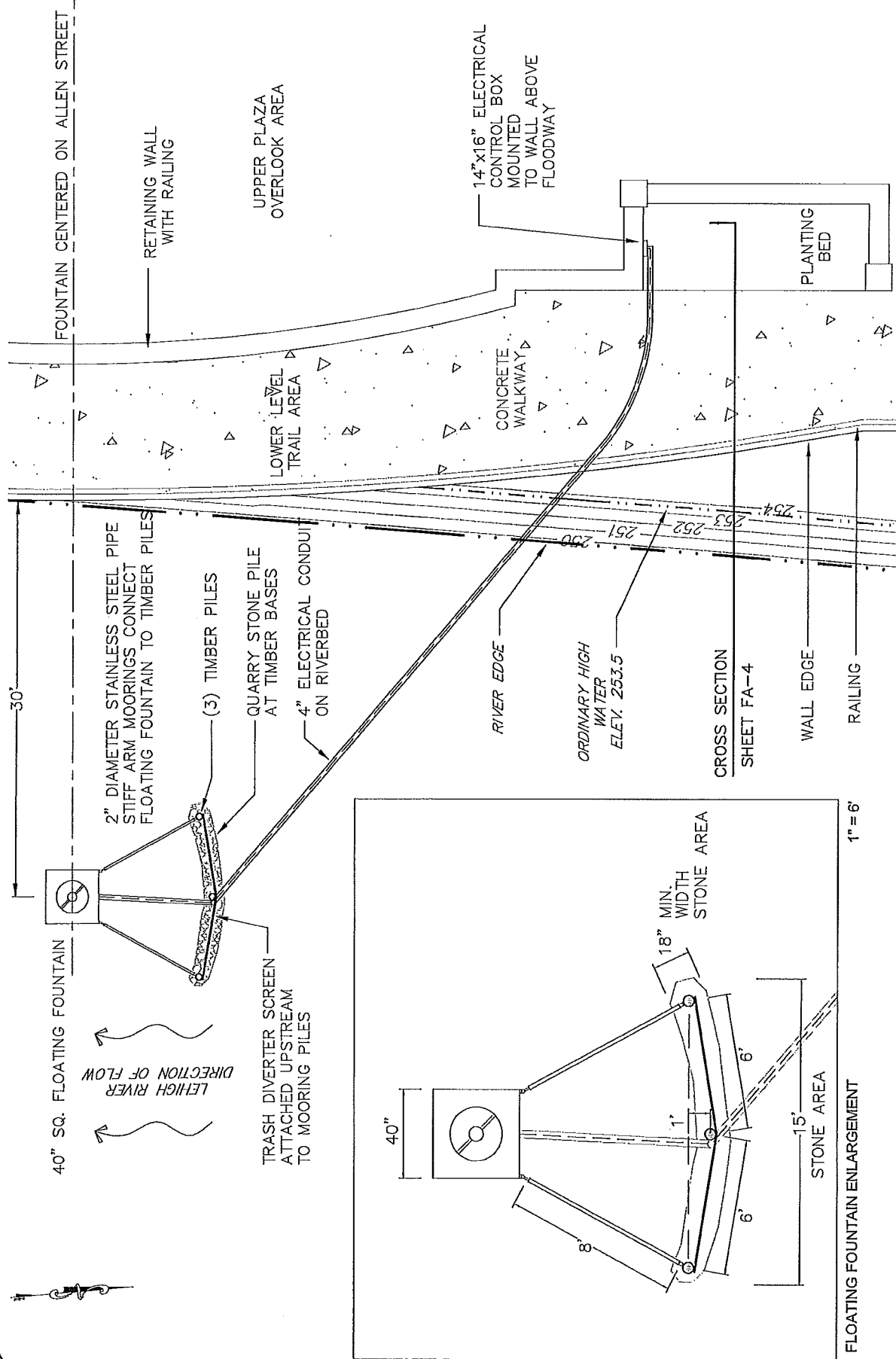
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SHEET: FA-4

BARRY ISETT & ASSOCIATES, INC.

Multidiscipline Engineers & Consultants

Headtown, PA 810.398.0904 Headtown, PA 570.455.2889
Valley Forge, PA 610.535.2775 Philadelphia, NJ 908.454.5800
(Corporate Office - 85 S. Route 100, Allentown, PA 18106)
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FLOATING FOUNTAIN - PLAN VIEW

THE WATERFRONT
CITY OF ALLENTOWN
LEHIGH COUNTY, PA

BARRY ISETT & ASSOCIATES, INC.
Multidiscipline Engineers & Consultants

Allenstown, PA 610.398.0904 Hazleton, PA 570.455.2699
Valley Forge, PA 610.392.2775 Philadelphia, NJ 908.454.5500
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www.barryisett.com

JOB NUMBER: 1012711.001

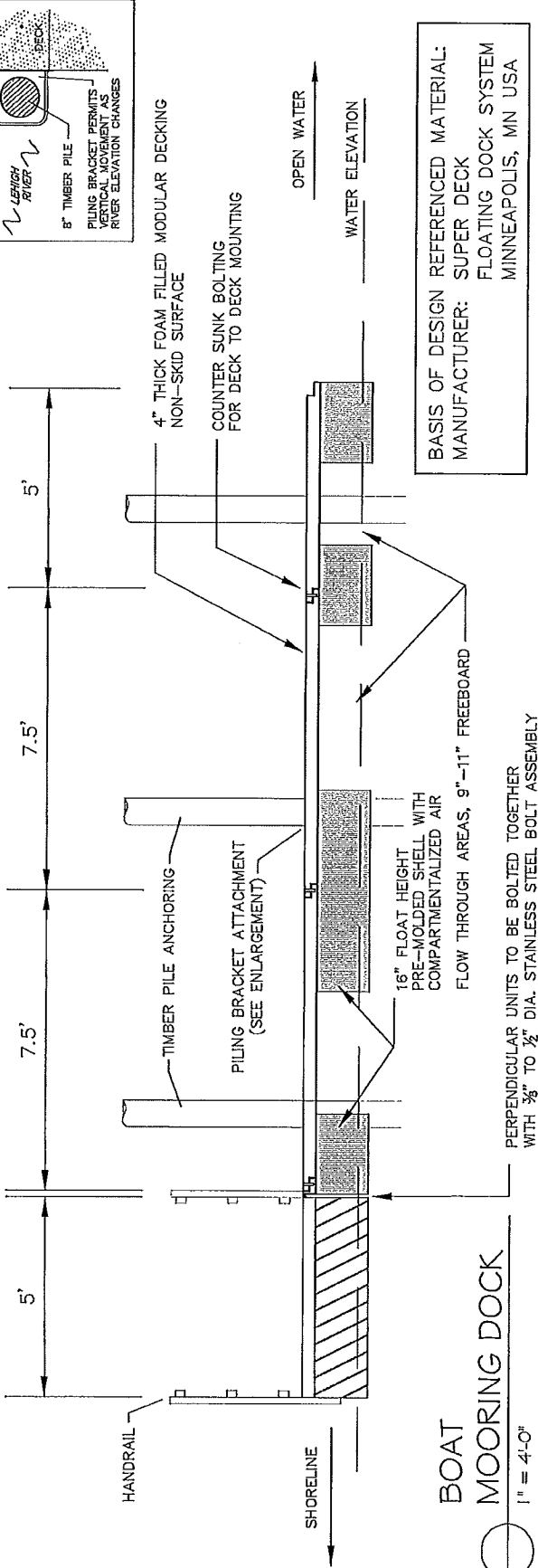
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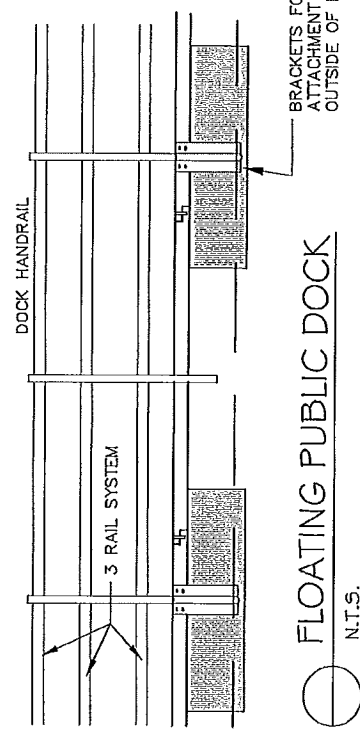
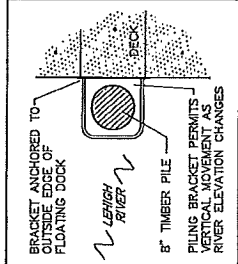
SHEET: FA-5

PIILING BRACKET
PLAN VIEW
N.T.S.

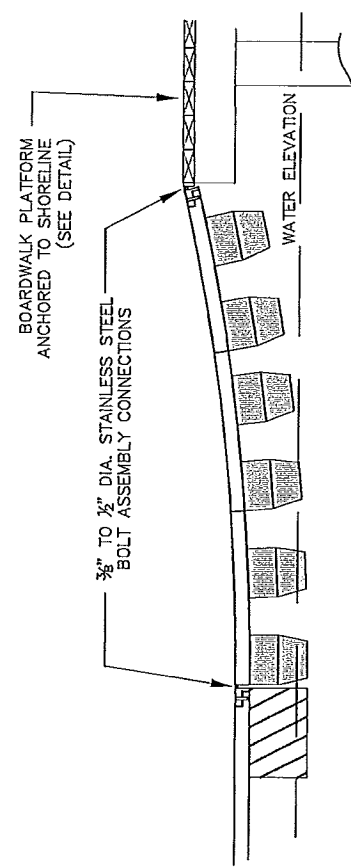


BOAT
MOORING DOCK
1" = 4'-0"

BASIS OF DESIGN REFERENCED MATERIAL:
MANUFACTURER: SUPER DECK
FLOATING DOCK SYSTEM
MINNEAPOLIS, MN USA



FLOATING PUBLIC DOCK
N.T.S.



FLOATING GANGWAY
N.T.S.
*SHOWN WITHOUT RAILING ATTACHMENT

FACILITIES AREA - FLOATING DOCK SECTION DETAIL

JOB NUMBER: 1012711.001
DATE: 02/09/15
SCALE: 1" = 4'
DRAWN BY: CEM
SHEET: FA-6

THE WATERFRONT
CITY OF ALLENTOWN
LEHIGH COUNTY, PA

BARRY ISETT & ASSOCIATES, INC.
Multidiscipline Engineers & Consultants

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